



## Mass Grading Checklist

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TO BE COMPLETED BY APPLICANT	YES	N/A
<b>PUBLIC UTILITIES REQUIREMENTS</b>		
1. Location of existing utility lines, if applicable		
2. Show existing water mains with sizes along entire frontage of development		
3. Show existing sewer mains with sizes along frontages and/or easements		
4. Show reference for all existing sanitary sewer easements and water easements		
<b>ZONING REQUIREMENTS</b>		
1. Identify all protected areas, including but not limited to Conservation Management Districts, natural resource buffer yards, Resource Management Districts and street buffer yards located along Residential Thoroughfares designated in the Comprehensive Plan		
2. Natural resource buffer yards and surface coverage in Wetland Protection Areas. Identify all drainage structures or velocity control devices in all protected and buffer areas		
<b>STORMWATER REQUIREMENTS</b>		
1. Existing conditions shown on plans should include existing contours of intervals of two (2) feet or less, referred to NAVD 88 datum; watershed, soil types, FEMA flood hazard areas, wetlands, existing storm drainage system, hydrologic features and private drainage easements		
2. Hydrologic features include ditches, drainage swales, channels, and watercourses. Plans should include flow direction arrows		
3. Grading and drainage features should include proposed contours of intervals of two (2) feet or less referred to NAVD 88 datum and spot elevations, velocity dissipaters, and channel lining details along with supporting calculations		
4. 100-year floodplain and floodway boundaries, flood hazard soil boundaries, flood storage area easements should be shown on plans. Indicate FEMA map/and/or flood study numbers. If filling in floodplain, identify limits of filled area		
5. Sedimentation and Erosion Control plan should be prepared with scale, legend and project orientation. All drawings must be sealed, signed and dated by the project designer. Plans must be 24 x 36 in size		
6. Erosion control plans should also include details and supporting calculations; site specific, detailed construction sequence (outlining permits, installation measures, inspections and approvals in the construction process); locations and dimensions of gravel entrances, diversion ditches, silt fence, sediment basins and other controls		
7. Location of all temporary and permanent BMP measures shall be shown on the plans. All corresponding BMP details must be shown on the plans.		
8. Plans shall denote all points where stormwater exits the project area.		
9. A <b>Certificate of Insurance</b> shall be completed and included at time of submittal		
10. Provide copies of permits from appropriate agencies for any impacts to buffers, wetlands etc.		
<b>TRANSPORTATION</b>		
1. Location of construction entrances onto public streets		
2. Identify opposing driveways, Right-of-Way and street pavement width, curb, gutter and sidewalk		
<b>FIRE REQUIREMENTS</b>		
1. Show existing fire hydrant locations		
2. Site plan detailing apparatus access to property		
<b>TREE CONSERVATION</b>		
1. Tree Conservation Areas need to be shown on the grading plan with the tree protection fence location		
2. Tree protection detail methods shall be show on the plans.		

